

113.0

0009

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

611,600 / 611,600

USE VALUE:

611,600 / 611,600

ASSESSED:

611,600 / 611,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
524		SUMMER ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MOORE HOPE & THOMAS/LIFE ESTAT	
Owner 2:	
Owner 3:	

Street 1: 524 SUMMER STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MOORE HOPE/THOMAS -	
Owner 2: -	

Street 1: 524 SUMMER STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

NARRATIVE DESCRIPTION

This parcel contains 4,237 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1930, having primarily Vinyl Exterior and 1376 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrooms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

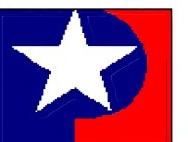
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4237		Sq. Ft.	Site		0	70.	1.16	6			Med. Tr	-10					344,680						344,700	

IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
								72780
								GIS Ref
								GIS Ref
								Insp Date
								10/12/18
								18833!
								!8833!

**USER DEFINED**

Prior Id # 1:	72780
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT	Date Time
	12/10/20 23:22:28
LAST REV	Date Time
	11/30/18 10:54:12
	mmcmakin
	8833
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID										
113.0-0009-0001.0										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	267,000	0	4,237.	344,700	611,700	611,700	Year End Roll	12/18/2019
2019	101	FV	218,800	0	4,237.	339,800	558,600	558,600	Year End Roll	1/3/2019
2018	101	FV	225,500	0	4,237.	261,000	486,500	486,500	Year End Roll	12/20/2017
2017	101	FV	225,500	0	4,237.	246,200	471,700	471,700	Year End Roll	1/3/2017
2016	101	FV	225,500	0	4,237.	226,500	452,000	452,000	Year End	1/4/2016
2015	101	FV	213,900	0	4,237.	211,700	425,600	425,600	Year End Roll	12/11/2014
2014	101	FV	213,900	0	4,237.	195,000	408,900	408,900	Year End Roll	12/16/2013
2013	101	FV	213,900	0	4,237.	195,000	408,900	408,900		12/13/2012

SALES INFORMATION

TAX DISTRICT										PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
MOORE HOPE/THOM	68225-568		10/18/2016	Convenience			1	No	No				
KASABIAN ARTHUR	48914-487		1/30/2007	Family			1	No	No				
	14736-483		9/1/1982				1	No	No	A			

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/1/2008	865	Manual	8,000					replsce retaining
6/7/2001	398	Addition	4,000	O				4X18 2ND FLOOR ADD
5/21/2001	324	Add Bath	15,000	C				ADD 1/2 BATH-REM K

ACTIVITY INFORMATION

Date	Result	By	Name
10/12/2018	MEAS&NOTICE	CC	Chris C
11/26/2008	Meas/Inspect	163	PATRIOT
2/9/2000	Meas/Inspect	263	PATRIOT
12/1/1981		CS	

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH						
Type: 6 - Colonial				Full Bath: 1	Rating: Very Good			PDAS SHOWER STALL AND TOILET IN BMT.										
Sty Ht: 2 - 2 Story				A Bath:	Rating:													
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:													
Foundation: 2 - Conc. Block				A 3QBth:	Rating:													
Frame: 1 - Wood				1/2 Bath: 1	Rating: Good													
Prime Wall: 4 - Vinyl				A HBth:	Rating:													
Sec Wall:	%			OthrFix: 2	Rating: Poor													
Roof Struct: 1 - Gable				OTHER FEATURES														
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good													
Color: WHITE				A Kits:	Rating:													
View / Desir:				Fpl: 1	Rating: Average													
GENERAL INFORMATION				WSFlue:	Rating:													
Grade: C - Average				CONDOS INFORMATION														
Year Blt: 1930	Eff Yr Blt:			Location:														
Alt LUC:		Alt %:		Total Units:														
Jurisdct: G10		Fact: .		Floor:														
Const Mod:				% Own:														
Lump Sum Adj:				Name:														
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN						
Avg Ht/FL: STD				Phys Cond: AG - Avg-Good	26. %			No Unit	RMS	BRS	FL							
Prim Int Wall: 2 - Plaster				Functional:				1	6	3								
Sec Int Wall:	%			Economic:														
Partition: T - Typical				Special:														
Prim Floors: 3 - Hardwood				Override:														
Sec Floors:	%			Total: 26.4 %				Totals										
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				1	6	3								
Subfloor:				Basic \$ / SQ: 125.00														
Bsmnt Gar: 1				Size Adj.: 1.35000002														
Electric: 3 - Typical				Const Adj.: 0.98000199														
Insulation: 2 - Typical				Adj \$ / SQ: 165.375														
Int vs Ext: S				Other Features: 95000														
Heat Fuel: 1 - Oil				Grade Factor: 1.00														
Heat Type: 5 - Steam				NBHD Inf: 1.00000000														
# Heat Sys: 1				NBHD Mod:														
% Heated: 100		% AC:		LUC Factor: 1.00														
Solar HW: NO		Central Vac: NO		Adj Total: 362650														
% Com Wall		% Sprinkled:		Depreciation: 95740														
				Deprecated Total: 266910														
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:						
SPEC FEATURES/YARD ITEMS				PARCEL ID 113.0-0009-0001.0										IMAGE				
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
More: N					Total Yard Items:				Total Special Features:							Total:		